

**Head Office:**  
Dixon Kelley Estate Agents  
1 Penn Court  
Station Road, West Moors  
Dorset. BH22 0JJ

# DORSET PARK HOMES

**DRAFT**

[www.dorsetparkhomes.com](http://www.dorsetparkhomes.com)

**Telephone: 01202 877511**

**179 South Drive, Oaktree Park, St Leonards, Ringwood. BH24 2RS**



This drawing has been prepared for diagrammatic purpose only. Not to scale

## 2-Bedroom Park Home - approx 28' x 20'

Accommodation & approximate room dimensions:

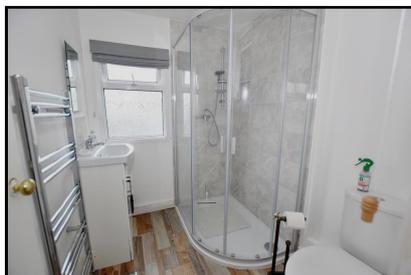
- **Porch:** Plumbing for washing machine
- **Lounge:** approx 17' x 9'5" Door to garden.
- **Kitchen/Diner:** approx 11'3" x 9'5". Modern fitted kitchen with range of floor and wall cupboards. Integrated Fridge & Freezer. Built-in oven & hob with cooker hood over.
- **Inner Hall:** Deep cupboard housing modern combination gas boiler (installed 2021)
- **Bedroom 1:** approx 10' x 9'4".
- **Bedroom 2:** approx 10' x 9'4". Built-in wardrobes with centre dresser unit.
- **Shower Room:** Modern shower room with large shower unit. Vanity was basin & WC. Chrome heated towel rail.
- **PVCu Double-Glazing**
- **Gas Central Heating** (System untested)
- **Private garden** with sunny aspect & Shed
- **Parking on Plot**
- **Age restriction 50 plus** Pets considered
- **Popular Residential Park** with active club house & adjacent to wooded walks.

**Price £129,950**

**VIEWING STRICTLY BY APPOINTMENT WITH THE VENDOR'S AGENT Dorset Park Homes 01202 877511**

**IMPORTANT NOTE:** These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase Ref.W04746

## Pet Friendly Park



**Pitch Fee: approx £216.57 per month**

**Subject to Annual Review**

**Council Tax Band: 'A'**

**Tenure: 1983 Mobile Homes Act Agreement**

*The recommended specialist in Park Home sales*  
Proprietor: Simon Dixon

